

**THE METROHEALTH SYSTEM  
FACILITIES & SPACE COMMITTEE  
BOARD OF TRUSTEES  
REGULAR MEETING MINUTES**

DATE: Monday, September 24, 2018

TIME: 4:00 p.m.

PLACE: MetroHealth Medical Center  
K107, Business Services Building

COMMITTEE TRUSTEES: Mr. Monnolly, Ms. Dee, Mr. Silvers, Mr. McDonald

STAFF: W. Jones, C. Richmond, Dr. Brandt, M. Phillips, K. Botros, K. Dethloff

(ABSENT): A. Boutros, M. Stern, B. Boulanger

GUESTS: Sonja Rajki, Laura McBride, Kevin Ortner, Cliff Kazmierczak, Chuck Kostrub, Marvin Daniels

Mr. Monnolly called the regular meeting of the Facilities & Space Committee to order at 4:05 p.m. The minutes are written in a format conforming to the printed meeting agenda for the convenience of correlation, recognizing that some of the items were discussed out of sequence.

**I. APPROVAL OF MINUTES – JULY 23, 2018 MEETING**

The minutes of the July 23, 2018 Facilities and Space Committee were approved as presented.

**II. DISCUSSION ITEMS**

- A. Ms. Dethloff provided an update on the status of the Facilities Report to the Board. Ms. Dethloff reported on a city water main break at the Cleveland Heights which caused a water outage at both buildings for several hours. Cleveland Heights also experienced a power outage due to a tree that fell onto a CEI substation. Middleburg Heights Health Center had several elevator and emergency lighting issues. Brecksville and OBC had a power outage and Parma experienced minor AC issues. Repairs from the flood reported two months ago were completed.
- B. Mr. Jones provided an update on the status of the Campus Transformation project to the Board. The new parking deck structure is finished along with installation of lighting, emergency call boxes at each corner, bicycle racks and EV charging stations are completed. Striping for standard and oversized vehicles are completed. Elevator testing is currently underway. A covered pedestrian walkway will be installed connecting to the cafeteria

hallway on the first floor of the hospital and another entrance near the Sim Center. The final completion of the garage is scheduled for 9/21. The garage will open in October.

Construction is underway for the widening of View Road for use as a three-lane service road for the final campus transformation project. The road will run from the intersection of W. 25<sup>th</sup> Street and the I-71 ramp across the parking lot at the current “church” site to the new garage at Englewood. With the completion of the View Road garage, this will allow the South garage demolition to begin in November/December.

On September 26<sup>th</sup>, the Transformation team will be presenting to the Cleveland Design Review Committee to obtain the building permits for the project. The permit for the demolition of the existing garage has already been obtained. There also is a request to provide a conceptual permit of the site plan and schematic permit for the project. Mr. Jones provided a description plan for each of the floor levels within the new hospital.

### **III. CONSENT ITEMS**

- A.** Recommendation to the President and CEO of The MetroHealth System to approve the further amended agreement with Turner Construction Company as the Construction Manager at Risk for Campus Transformation and set the Guaranteed Maximum Price for Package No. 1.

The Committee approved the recommendation for full Board action.

- B.** Recommendation to the President and CEO of The MetroHealth System to approve the further amended Executive Engineer Services Agreement with Osborn Engineering for Campus Transformation.

The Committee approved the recommendation for full Board action.

- C.** Recommendation to the President and CEO of The MetroHealth System to approve the further amended Architectural and Engineering Services Agreement with HGA Architects and Engineers, LLC as the Master Architect for Campus Transformation.

The Committee approved the recommendation for full Board action.

- D.** Recommendation to the President and CEO of The MetroHealth System to approve the Lease to Establish a Clinical Service Location.

The Committee approved the recommendation for full Board action.

- E.** Recommendation to the President and CEO of The MetroHealth System to approve the the Purchase of General Liability and Workers Compensation Insurance for the Campus Transformation Project.

The Committee approved the recommendation for full Board action.

Upon unanimous roll call vote, the Committee went into Executive Session to discuss trade secrets and real estate matters.


At the end of the executive session, the Committee reconvened the meeting in open session at 5:25 p.m.

**IV. NON-CONSENT / ACTION ITEMS**

None

There being no further business to come before the Committee, the meeting was adjourned at 5:30 p.m.

Respectfully submitted,

A handwritten signature in blue ink, appearing to read "Walter Jones, Jr.", with a large, stylized flourish at the end.

Walter B. Jones, Jr.  
Senior Vice President, Campus Transformation